



- LEGEND**
- EXISTING CONCRETE CURB AND GUTTER.
 - EXISTING SEWER MAIN. S
 - EXISTING WATER MAIN. W
 - EXISTING FIRE HYDRANT.
 - EXISTING FENCE. X
 - EXISTING GAS MAIN LINE. G
 - EXISTING ELECTRICAL OVERHEAD LINE. OE
 - EXISTING TELEPHONE OVERHEAD LINE. OT
 - EXISTING STREET LIGHT.
 - EXISTING SEWER MANHOLE. M.H.
 - EXISTING CONTOUR LINE.
 - PROPOSED FINISHED ELEVATION. 430.00
 - PROPERTY LINE.
 - PROPOSED LOT LINE.
 - PROPOSED AC PAVEMENT.
 - PROPOSED CONCRETE SIDEWALK.
 - PROPOSED CONCRETE DRIVEWAY.
 - DAYLIGHT LINE.
 - CUT/FILL LINE.
 - LOT NUMBER. 432.00
 - PAD ELEVATION.
 - PROPOSED CURB INLET TYPE 'B' WITH CUSTOMIZED CURB INLET BASKET MADE BY BIO-FILTER OR EQUAL.
 - PROPOSED MODIFIED TYPE 'F' CATCH BASIN.
 - PROPOSED PRIVATE 12" x 12" C.B.
 - PROPOSED PUBLIC STORM DRAIN.
 - PROPOSED PRIVATE STORM DRAIN.
 - PROPOSED 6" TYPE 'G' CURB AND GUTTER.
 - PROPOSED FIRE HYDRANT.
 - PROPOSED STREET LIGHT.
 - PROPOSED WATER MAIN. W
 - PROPOSED SEWER M.H.
 - PROPOSED SEWER MAIN. S
 - PROPOSED DITCH.
 - PROPOSED VEGETATED SWALE @ 1% MIN.
 - AREA SUBJECT TO INUNDATION BY THE 100-YEAR FLOOD.

LEGAL DESCRIPTION

THAT PORTION OF LOT 119 OF EL CAJON VALLEY COMPANY'S LAND, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 289, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 30, 1886, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE NORTHWESTERLY BOUNDARY LINE OF SAID LOT 110, FROM WHICH POINT THE NORTHWESTERLY CORNER OF SAID LOT 119 BEARS SOUTH 81°03' WEST A DISTANCE OF 224.09 FEET;

THENCE SOUTH 85°17' EAST 599.98 FEET TO THE SOUTHERLY LINE OF SAID LOT 11;

THENCE ALONG SAID SOUTHERLY LINE NORTH 89°33' EAST 271.48 FEET;

THENCE NORTHERLY PARALLEL WITH THE WESTERLY LINE OF SAID LOT 10 TO A POINT IN THE NORTHERLY LINE OF SAID LOT THAT IS DISTANT NORTH 81°03' EAST 268.48 FEET FROM THE POINT OF COMMENCEMENT;

THENCE ALONG SAID NORTHERLY LINE SOUTH 81°03' WEST 268.48 FEET TO THE POINT OF COMMENCEMENT.

EXCEPTING THE NORTHWESTERLY 150 FEET OF THE NORTHEASTERLY 102 FEET THEREOF, ALSO EXCEPTING THEREFROM THE NORTHWESTERLY 170 FEET OF 83 FEET OF THE MOST WESTERLY PROLONGATION OF THE NORTHEASTERLY 185 FEET THEREOF.

A.P.N. 395-091-03-00

GRADING AND LANDSCAPING:

THE TENTATIVE MAP SHOWS THE PROPOSED PRELIMINARY GRADING AND IS SUBJECT TO REVISIONS DURING FINAL DESIGN. CUT OF APPROXIMATELY 1,700 CUBIC YARDS AND FILL OF APPROXIMATELY 3,400 CUBIC YARDS OF MATERIAL WILL BE REQUIRED ON SITE. CUT AND FILL QUANTITIES ARE SUBJECT TO CHANGE DURING FINAL DESIGN. ALL SLOPES SHALL BE ROUNDED IN ACCORDANCE WITH COUNTY DESIGN STANDARDS. ALL CUT AND FILL BANKS WILL BE PROPERLY LANDSCAPED, IRRIGATED AND MAINTAINED, IN ACCORDANCE WITH COUNTY STANDARDS.

APPLICANT

KENARD CONSTRUCTION
1830 GILLESPIE WAY, SUITE 105
EL CAJON, CA 92020
TELEPHONE: (619) 596-7500

OWNER:

STIEGLITZ FAMILY TRUST
DANIEL AND SARAH STILLSON
9626 CHRISTMAS TREE LANE
LAKESIDE, CA 92040

NOTE:

THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN VALID GRADING PERMISSIONS BEFORE COMMENCING SUCH ACTIVITY.

BENCH MARK	
DESCRIPTION:	STANDARD COUNTY OF SAN DIEGO BRASS DISC
	IN CONC. MONUMENT STAMPED EC142
LOCATION:	NORTHEAST QUADRANT OF THE INTERSECTION
	OF PETITE LANE AND JULIAN AVENUE
RECORD FROM:	COUNTY OF SAN DIEGO VERTICAL CONTROL DATA
ELEVATION:	404.610
DATUM:	M.S.L.

PRELIMINARY GRADING PLAN

1 OF 1

COUNTY OF SAN DIEGO TRACT NO. 5539

PROJECT NAME: COUNTY OF SAN DIEGO TRACT NO. 5539

DESIGNER: JLP

DRAWN: JLP

CHECKED: JLP

DATE: 12/3/08

BY: NO. DATE

NO. DATE

PROJECT NO. 761-05

CIVIL ENGINEERING • LAND PLANNING • SURVEYING • 4849 RONSON COURT, SUITE 105, SAN DIEGO, CA 92111 • (858)569-7377 FAX (858)569-0830

PROFESSIONAL SEAL

JORGE H. PALACIOS

No. 32031

12/3/08

CIVIL

STATE OF CALIFORNIA